



PLANNING COMMISSION SUMMARY OF ACTIONS

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March 27, 2003

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PRESENT: Commissioners de la Fe, DuBois, Harsel, Kelso, Koch, Moon, Murphy, Smyth, Wilson

ABSENT: Commissioners Alcorn, Byers, Hall

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The meeting was called to order at 8:23 p.m. by Chairman Peter F. Murphy, Jr.

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COMMISSION MATTERS

Commissioner Smyth MOVED THAT THE DECISION ONLY ON PCA-84-D-049-5 AND FDPA-84-D-049-6, TYSONS II LAND COMPANY LLC, BE FURTHER DEFERRED TO A DATE CERTAIN OF APRIL 3, 2003.

Commissioners DuBois and Kelso seconded the motion which carried unanimously with Commissioner Koch not present for the vote; Commissioners Alcorn, Byers and Hall absent from the meeting.

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RZ-2002-HM-035 - COPPERMINE ASSOCIATES & DULLES TECH
FDP-2002-HM-035 - COPPERMINE ASSOCIATES & DULLES TECH
PCA-79-C-037-4 - DULLES TECH LC (Decision Only)
(Public Hearing held on March 26, 2003)

Commissioner de la Fe MOVED TO RECOMMEND TO THE BOARD OF SUPERVISORS APPROVAL OF PCA-79-C-037-4.

Commissioner DuBois seconded the motion which carried unanimously with Commissioner Koch not present for the vote; Commissioners Alcorn, Byers and Hall absent from the meeting.

Commissioner de la Fe MOVED TO RECOMMEND TO THE BOARD OF SUPERVISORS APPROVAL OF RZ-2002-HM-035, SUBJECT TO THE EXECUTION OF PROFFERS CONSISTENT WITH THOSE NOW DATED MARCH 27, 2003, CONTINGENT UPON THE APPLICANT'S PAYMENT OF FUNDS ACCORDING TO THE BOARD OF SUPERVISORS' FORMULA FOR THE REZONING OF COMMERCIAL AND INDUSTRIALLY ZONED LAND TO RESIDENTIAL USE WITHIN THE ROUTE 28 TAX DISTRICT, WITH SUCH PAYMENT TO BE RECEIVED PRIOR TO THE EFFECTIVE DATE OF THE REZONING AS SET BY THE BOARD OF SUPERVISORS. FURTHER, I MOVE TO RECOMMEND TO THE BOARD THAT THE BOARD SET A DATE UP TO

30 DAYS FROM THE BOARD'S DECISION ON THIS APPLICATION AS THE "EFFECTIVE DATE OF THE REZONING."

Commissioner DuBois seconded the motion which carried by a vote of 7-0-1 with Commissioner Harsel abstaining; Commissioner Koch not present for the vote; Commissioners Alcorn, Byers and Hall absent from the meeting.

Commissioner de la Fe MOVED TO APPROVE FDP-2002-HM-035, SUBJECT TO THE FINAL DEVELOPMENT PLAN CONDITIONS DATED MARCH 26, 2003, AND THE BOARD OF SUPERVISORS' APPROVAL OF RZ-2002-HM-035.

Commissioner DuBois seconded the motion which carried by a vote of 7-0-1 with Commissioner Harsel abstaining; Commissioner Koch not present for the vote; Commissioners Alcorn, Byers and Hall absent from the meeting.

Commissioner de la Fe MOVED TO RECOMMEND TO THE BOARD OF SUPERVISORS APPROVAL OF A MODIFICATION OF THE TRANSITIONAL SCREENING AND BARRIER REQUIREMENTS ALONG THE PERIMETER OF THE SITE AND BETWEEN THE RESIDENTIAL AND PUBLIC USES TO PERMIT THE LANDSCAPING AND BARRIERS DEPICTED ON THE CDP/FDP.

Commissioner DuBois seconded the motion which carried by a vote of 7-0-1 with Commissioner Harsel abstaining; Commissioner Koch not present for the vote; Commissioners Alcorn, Byers and Hall absent from the meeting.

Commissioner de la Fe MOVED TO RECOMMEND TO THE BOARD OF SUPERVISORS APPROVAL OF THE WAIVER OF THE 600 FOOT MAXIMUM LENGTH OF PRIVATE STREETS.

Commissioner DuBois seconded the motion which carried by a vote of 7-0-1 with Commissioner Harsel abstaining; Commissioner Koch not present for the vote; Commissioners Alcorn, Byers and Hall absent from the meeting.

Commissioner de la Fe MOVED TO RECOMMEND TO THE BOARD OF SUPERVISORS APPROVAL OF A WAIVER OF THE LOADING SPACE REQUIREMENTS.

Commissioner DuBois seconded the motion which carried by a vote of 7-0-1 with Commissioner Harsel abstaining; Commissioner Koch not present for the vote; Commissioners Alcorn, Byers and Hall absent from the meeting.

Commissioner de la Fe MOVED TO RECOMMEND TO THE BOARD OF SUPERVISORS APPROVAL OF A WAIVER OF THE 200 SQUARE FOOT BACKYARD SPACE FOR SINGLE FAMILY ATTACHED UNITS.

Commissioner DuBois seconded the motion which carried by a vote of 7-0-1 with Commissioner Harsel abstaining; Commissioner Koch not present for the vote; Commissioners Alcorn, Byers and Hall absent from the meeting.

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FS-B02-18 - NEXTEL COMMUNICATIONS - 8100 Braddock Road

Commissioner Harsel MOVED THAT THE PLANNING COMMISSION FIND THAT FS-B02-18, NEXTEL COMMUNICATIONS, IN WAKEFIELD PARK, OUTSIDE THE FLOODPLAIN AND STILL WITHIN THE VEPCO EASEMENT, IS A "FEATURE SHOWN"

Commissioner de la Fe seconded the motion which carried unanimously with Commissioners Alcorn, Byers and Hall absent from the meeting.

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ZONING ORDINANCE AMENDMENT (OUTDOOR LIGHTING STANDARDS) WORKSHOP

A workshop was held on a proposed Zoning Ordinance Amendment on Outdoor Lighting Standards, scheduled for public hearing before the Planning Commission on May 1, 2003. Presentations were made by Jack Reale and Lorrie Kirst, Planning Division, Department of Planning and Zoning, and Donald Fentriss, Vice President, Hadco Lighting, followed by a question and answer period.

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The meeting was adjourned at 11:40 p.m.
Peter F. Murphy, Jr., Chairman